

Harpwell Conservation Commission
Minutes for Workshop Meeting, November 17, 2008, 3:30 PM,
Municipal Office Building, Mountain Road, Harpswell, Maine

Members present: Mary Ann Nahf (chair), Deirdre Strachan, Anne Perry (secretary), Don Jones, Tony Barrett,
Ann Nemrow

Also present: Carol Tukey (Town Planner) Absent: Burr Taylor

The meeting was called to order at 3:03 PM by acting chair Deirdre Strachan. It was announced that Rhonda Weaver has resigned in order to take a daytime job.

Minutes of the November 10, 2008 meeting were approved with correction (remove "H" after "binders in color" and amendment (after "vernal pools survey" read "first an early spring aerial survey").

1. Committee Reports.

a. Adopt-a-Road. Anne Perry drafted a letter of thanks to adopters, which will be circulated for comments. Needs to be checked by Kristi? Sent this month?

b. Vernal Pools Committee. Don mentioned conflicting reports: Vanessa Levesque, Brunswick's Natural Resource Planner, gave the impression in the Forecaster article that VP Surveys were necessary when a landowner sells. Marcel sent realtors guidelines that have no mention of this requirement. May refer only to subdivisions? Don will follow up on this requirement.

Funding the Survey. Looks too late to piggy-back with Brunswick and Topsham's Maine Audubon supervised grant for aerial survey (\$7000 for aerial, \$2000 for training volunteers by Prof. Aram Calhoun). Other ideas for advanced work that could be put forth in 2009 are: Maine Outdoor Heritage Fund application dates are twice a year; Let's submit a grant application for 2010; Maybe Rob Bryan would train our volunteers and we could conduct practice surveys in spring of 2009. Anne P. will check with him; Perhaps some HCC members could tag along on the Brunswick/Topsham work in preparation for the Harpswell survey the following year.

2. Open Space Plan a. Publicity. Flyers and invitations to forum participants have been distributed.

b. Questionnaire. Input from Tony, Ann N., Elsa, and Don was discussed. Deirdre will send a final draft before the meeting tomorrow.

c. Q&A. After discussion it was decided that this should be postponed and prepared with input from the hearing tomorrow for the final presentation in January. Note was taken of the possible question "Why do we need an OSP?"

3. Hildreth Road Recommendation. HCC has been asked to make recommendations for the Hildreth Rd. property. Discussion of whether town should sell front lot(s) on road for workforce housing; if town retains deed ?? Agreed that trail network(with coordination with Kinneys) would enhance the recreational aspects; Reed Coles commented that public access would require 50'x50' parking space. Consensus that a wetlands survey be done. and that all activities should be 500' from wetlands. If Town sells lots on road, \$ could go to OS Fund for property of greater conservation value. The Town's property could be leveraged as part of a broader conservation project for the Otter Creek Focus Area by working with HHLT and conservation-minded landowners.

4. Workforce Housing and Conservation Conference. Deirdre and Maryann and Carol (who also presented on the panel) attended with some ideas incorporated into the above item #3. Typically, someone with an income 1/3 or less of the median priced home in the town would be eligible for WH.. Care should be taken to avoid sprawl development by putting housing near community services. Tony raised the concern of the Hildreth Rd property being a one-of development without the synergies of common utilities, road and cluster development that reduce the per unit costs at other locations (eg. Mitchell Field).

Adjourned 5:30 PM. Submitted by Anne Perry, Secretary

Next Meetings: Workshops - December 2 and 9, Tuesdays, 3:00 PM

Public Hearing Today: Tues. 11/18 at 6:30 PM at HIS, **be there at 6:00.**

